



£265,000

1,936 SQ FT

9 and 9A High Street

Bromsgrove, Worcestershire, B61 8AJ

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- FULLY LET INVESTMENT
- PROMINENT LOCATION
- 2 BED FLAT ABOVE
- £20,700 PER ANNUM
- HAIR DRESSING SALON
- FREEHOLD

LOCATION

The Property fronts onto High Street in the heart of Bromsgrove Town Centre. The Property sits within a well-established shopping parade. Occupiers in the vicinity include a range of local independents and national/regional operators Waitrose Supermarket, Wetherspoons, mfg Solicitors and WH Smith.

Bromsgrove benefits from good transport links, with the A38 providing ready access to the M42 and M5 Motorways, both being within 4 miles.

DESCRIPTION

The Property comprises a Ground Floor Hairdressing Salon, extending to approximately 700 sqft (66sqm). The self-contained 2-bedroom Flat to the two Upper Floors is circa 1,221sqft (113sqm).

ASKING PRICE

£265,000

RATEABLE VALUE

£9,100

SERVICES

All mains services are connected.

EPC

9 High Street - TBC

9! High Street - Band E (44)

TENURE

Freehold

The Ground Floor is let on effective Full Repairing and Insuring Terms at a rent of £12,000 per annum. (Rateable Value - £9,100)

The Flat is let on an Assured Shorthold Tenancy (AST) at a rent of £725 per calendar month. (Council Tax - Band B).

VIEWING

Strictly by appointment with our Office on 01527 584242



Area Map



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.